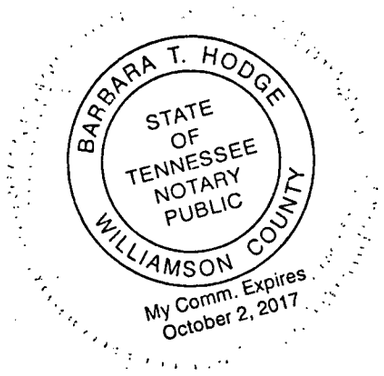


(Notary Stamp)

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration or value, whichever is greater, for this transfer is $180,000.00.

B. D. McGee
Affiant

Subscribed and sworn to before me, this 29th day of May, 2015.

Notary Public

My commission expires: 10/2/17

THIS INSTRUMENT PREPARED BY
Solomon \ Parks Title & Escrow, LLC
8119 Isabella Lane, Suite 104
Brentwood, TN 37027

WARRANTY DEED

Address of New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Numbers:
David A. Peiffer	New Owner	**Map\Parcel: 07112007600**
1601 Jones Avenue	1601 Jones Avenue	
Nashville, TN 37207	Nashville, TN 37207	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGE, WE,

SCKC, LLC, a Tennessee limited liability company

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

David A. Peiffer and Rachel L. Peiffer, husband and wife

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN **DAVIDSON** COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

Land in Davidson County, Tennessee, Being Lot No. 2 on the Map of Walnut Grove Subdivision of Lot No. 5 of the Stull Tract (erroneously referenced as Lands in prior deed), as shown of record in Book 332, Page 34, Register's Office for Davidson County, Tennessee.

Said Lot No. 2 fronts 80 feet on the east margin of Jones Avenue and runs back between lines 280 feet, more or less, on the north line and 275 feet, more or less, on the south line along the north margin of Cherokee Avenue, to the west line of Lot No.5, on which it measures 86 feet.

Being part of the same property further conveyed to SCKC, LLC, a Tennessee limited liability company by Quitclaim Deed from Ralph Douglas McGee, III of record in Instrument No. 20050921-0113483 Register's Office for Davidson County, Tennessee, dated 9/15/2005 and recorded on 9/21/2005.

THIS CONVEYANCE IS MADE SUBJECT TO THE FOLLOWING: Subject to all matters shown on the Plan of record in Plat Book 332, Page 34, Register's Office for Davidson County, Tennessee.

The current year's property taxes have been prorated and paid or are assumed by the Grantees. Subsequent taxes are assumed by Grantees; including Rollback taxes, if any.

This conveyance is subject to all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record.

This is improved property known as **1601 Jones Avenue Nashville, TN 37207.**

BILL GARRETT, Davidson County
Trans:T20150043109 DEEDWARR
Recvd: 06/02/15 14:55 2 pgs
Fees:13.00 Taxes:666.00
20150602-0051315

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it and the same is unencumbered, unless otherwise herein set out; and we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their heirs and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness my hand this 29th day of May, 2015.

SCKC, LLC, a Tennessee limited liability company

Douglas McGee Managing Member

By: Douglas McGee, Managing Member

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, a Notary Public of said County and State, Douglas McGee, the within named grantor, with whom I am personally acquainted (or who proved to me his identity on the basis of satisfactory evidence), and who acknowledged that he executed this instrument for the purposes therein contained and who further acknowledged that he is the Managing Member of SCKC, LLC and that he is authorized by SCKC, LLC to execute this instrument on its behalf.

Witness my hand, at office, this 29th day of May, 2015.

Notary Public

My Commission Expires: 10/2/17

BARBARA T. HODGE
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
My Comm. Expires October 2, 2017

File #: **150073**
RECORD & RETURN TO:
Solomon \ Parks Title & Escrow, LLC
8119 Isabella Lane, Suite 104
Brentwood, TN 37027